

## QUITCLAIM DEED WITH COVENANT

19567

JEROME GERARD and KARLA GERARD, of Waterville, County of Kennebec and State of Maine, for consideration paid, grant to RONALD G. LOUBIER of Oakland, County of Kennebec and State of Maine with QUIT CLAIM COVENANT the land in Waterville, County of Kennebec and State of Maine, bounded and described as follows, to wit:

**TRANSFER  
TAX  
PAID**

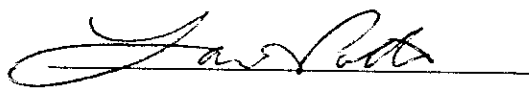
A certain lot or parcel of land with buildings thereon, situated in Waterville, in the County of Kennebec and State of Maine, bounded and described as follows:

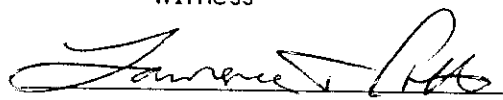
Beginning at the southeasterly corner of land on Pleasant Street; thence running westerly one hundred twenty feet and four inches, more or less, to an iron rail driven into the ground; thence running northerly fifty-three and thirty-five hundredths feet to a stone bound; thence easterly about one hundred twenty-four feet and six inches to Pleasant Street; thence along Pleasant Street about fifty-two feet to the first mentioned bound. Being the place numbered one hundred Pleasant Street.

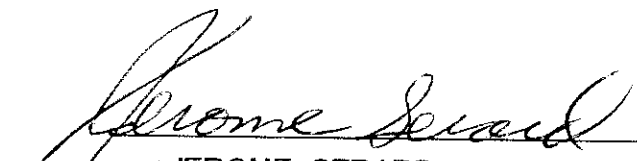

Meaning and intending to convey the within described premises which are described in a warranty deed from Elais L. Karter and Sylvia Karter to the within Grantors dated December 15, 1978, and recorded in the Kennebec County Registry of Deeds in Book 2172, Page 208.

This conveyance is made subject to a certain mortgage in the amount of Thirty-one Thousand (\$31,000) Dollars dated June 16, 1979 given by said Ronald G. Loubier and Jerome Gerard to Bernard Poulin and Winnifred Poulin, which mortgage the within grantee agrees to assume; said grantee agrees to save and hold harmless the said Jerome Gerard, his heirs, executors, administrators, successors, and assigns from all manner of actions, causes, suits, claims, damages, judgments, and executions arising from said mortgage.

WITNESS our hands and seals this 22nd day of August, 1986.

  
witness

  
witness

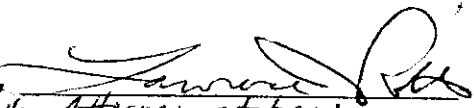
  
JEROME GERARD  
  
KARLA GERARD

THE STATE OF MAINE

Kennebec, ss.

August 22, 1986.

Then personally appeared the above named JEROME GERARD and KARLA GERARD and acknowledged the foregoing instrument to be their free act and deed.

Before me,   
Lawrence T. Potter, Attorney at Law  
Notary Public

RECEIVED KENNEBEC SS.

1986 SEP -3 AM 9:00

RECORDED FROM ORIGINAL